

STATE OF ALABAMA)  
SHELBY COUNTY )

20040728000419010 Pg 1/1 59.00  
Shelby Cnty Judge of Probate,AL  
07/28/2004 12:28:00 FILED/CERTIFIED

**WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS**, That for and in consideration of ONE HUNDRED FIFTY NINE THOUSAND NINE HUNDRED AND NO/100 DOLLARS (\$159,900.00) to the undersigned GRANTORS in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, **BRANTLEY HOMES, INC., an Alabama Corporation** (GRANTOR) does grant, bargain, sell and convey unto **SONIA RYERSON (GRANTEE)** in and to the following described real estate situated in SHELBY, ALABAMA to wit:

**LOT 109, ACCORDING TO THE FINAL PLAT OF NOTTINGHAM, PHASE 2, AS RECORDED IN MAP BOOK 31, PAGE 62, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.**

**SUBJECT TO:**

ADVALOREM TAXES DUE OCTOBER 01, 2004.

EASEMENTS AND BUILDING LINES AS SHOWN ON RECORDED MAP.

MINERALS AND MINING RIGHTS NOT OWNED BY GRANTOR.

RESTRICTIONS RECORDED IN INST. #2003-34882; INST. #2002-11100 AND INST. #2002-11101.

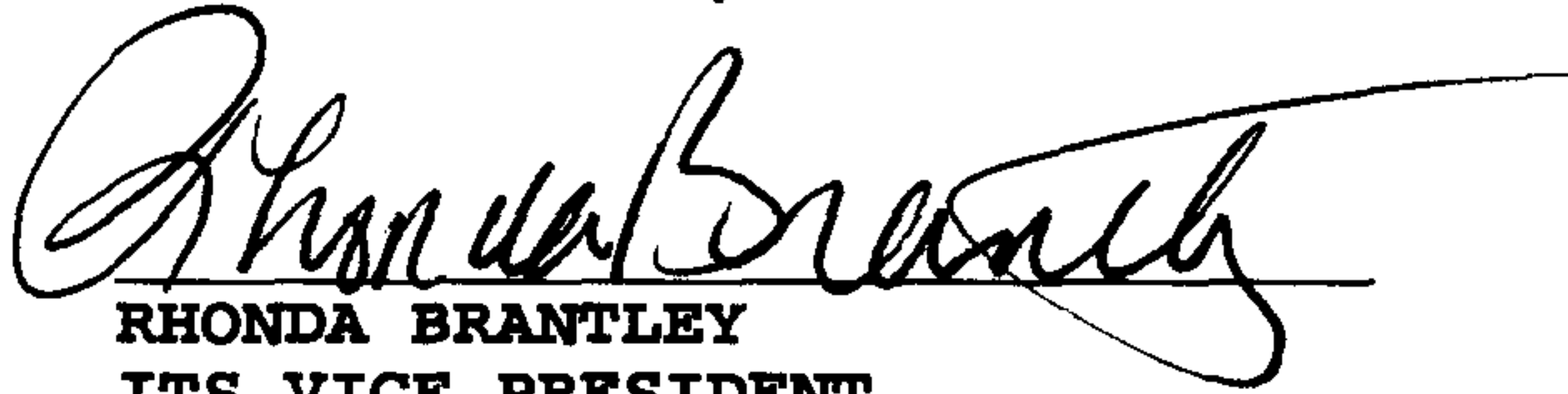
RIGHT OF WAY GRANTED TO ALABAMA POWER COMPANY RECORDED IN INST. #2003-12628.

\$111930.00 OF THE CONSIDERATION WAS PAID FROM A MORTGAGE LOAN.

**TO HAVE AND TO HOLD** unto the said **GRANTEE** her heirs, successors and assigns forever; And said GRANTOR does for itself, its successors, and assigns covenant with said **GRANTEE**, her heirs, successors and assigns that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the same **GRANTEE**, her heirs, successors and assigns forever, against the lawful claims of all persons.

**IN WITNESS WHEREOF**, the said GRANTOR has caused this conveyance to be executed this the **23** day of JULY, 2004.

**BRANTLEY HOMES, INC.**

  
**RHONDA BRANTLEY**  
**ITS VICE PRESIDENT**

STATE OF ALABAMA

JEFFERSON COUNTY

I, GENE W. GRAY, JR., a Notary Public in and for said County in said State, hereby certify that, **RHONDA BRANTLEY** whose name as Vice President of **BRANTLEY HOMES, INC.** is signed to the foregoing instrument and who is personally known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he as such Officer and with full authority, executed the same voluntarily for and as the act of said Corporation.

Given under my hand and seal this **23** day of JULY, 2004.

  
Notary Public  
Commission Expires: 11/09/06

THIS INSTRUMENT PREPARED BY:  
GENE W. GRAY, JR.  
2100 SOUTHBRIDGE PARKWAY,  
SUITE 638  
BIRMINGHAM, AL 35209  
205 879 3400

SEND TAX NOTICE TO:  
SONIA RYERSON  
259 NOTTINGHAM DRIVE  
CALERA, ALABAMA 35040  
28-3-05-0-001-008.001